



## CITY COUNCIL MEETING OCTOBER 28, 2025 AGENDA

City Hall, 120 El Chico Trl., Suite A, Willow Park, TX 76087

Tuesday, October 28, 2025 at 6:00 PM

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### CALL TO ORDER AND DETERMINATION OF QUORUM

### INVOCATION, PLEDGE OF ALLEGIANCE AND TEXAS PLEDGE

### PUBLIC COMMENTS (Limited to five minutes per person)

*To address the City Council, residents must complete a speaker form and turn it in to the City Secretary at least five (5) minutes before the start of the meeting. The Rules of Procedure state that all comments are to be limited to five (5) minutes for each speaker provided that there are no more than ten (10) speakers. If there are more than ten (10) speakers, the Mayor and/or the City Council may reduce the applicable time limits to speak to three (3) minutes. Pursuant to the Texas Open Meetings Act, the Council is not permitted to take action on or discuss any item not listed on the agenda. The Council may: (1) make a statement of fact regarding the item; (2) make a statement concerning the policy regarding the item; (3) propose the item be placed on a future agenda (Tex. Govt. Code §551.042). Each speaker shall approach the podium or designated speaker location and state his/her name and address before speaking. Speakers shall address the City Council with civility that is conducive to appropriate public discussion. Speakers may only address the City Council and not individual officials, commission members, committee members, or employees. The public cannot speak from the gallery, but only from the podium or designated speaker location.*

### CONSENT AGENDA

*These items consist of non-controversial or "housekeeping" items required by law. Items may be considered individually by any Council member making such request prior to a motion and vote on the Consent Items.*

#### 1. Approval of Regular City Council Meeting Minutes:

September 24, 2025 Special meeting minutes

### REGULAR AGENDA ITEMS

2. **Discussion & Action: to approve a revised Chapter 380 Agreement with an amendment to Developer's obligations between the City of Willow Park and Pulido's Westland Willow Park, LLC.** (Interim City Manager Toni Fisher; City Planner Chelsea Kirkland)

3. **Discussion & Action:** for a possible City Council meeting date change for November due to the holidays of Veterans Day & Thanksgiving. *(Interim City Manager Toni Fisher)*
4. **Discussion & Action:** To approve an Ordinance of the City Of Willow Park, Texas amending the City Of Willow Park Code Of Ordinances, Chapter 1 "General Provisions", Article 1.05 "Boards, Commissions And Committees", Division 1 adding §1.05.001 "Commissions And Advisory Boards", adding §1.05.002 "Appointments for Committees, Boards and Commissions", adding §1.05.003 "Member Conduct and Removal from Committees, Boards and Commissions", and adding §1.05.004 "Operations of Committees, Boards and Commissions"; Providing For Repeal, Savings And Severability Clauses; And Providing For An Effective Date Of This Ordinance. *(Interim City Manager Toni Fisher; Mayor Pro Tem Nathan Crummel)*
5. **Discussion:** to discuss and consider an Ordinance of the City Of Willow Park, Texas Amending The City Of Willow Park Code Of Ordinances, Chapter 14 Zoning, Article 16 "Commissions", § 14.16.003 "Membership And Terms", § 14.16.004 "Procedure", § 14.16.005 "Duties And Powers", And §14.16.006 "Staff Support"; Providing For Repeal; Providing For Savings And Severability; Providing For Publication And Establishing An Effective Date. *(Interim City Manager Toni Fisher; Mayor Pro Tem Nathan Crummel)*
6. **Discussion & Action:** to approve the Creation of a Citizen Financial Oversight Committee. *(Mayor Teresa Palmer)*
7. **Discussion & Action:** Derek Turner of Jacob and Martin to present proposed update of the City's Comprehensive Plan and Capital Improvement Plan; and, to authorize Staff to proceed with the proposed update. *(Mayor Teresa Palmer, Councilmember Buddy Wright)*
8. **Discussion & Action:** Update on Squaw Creek Road Project's communication efforts and feedback, engineering status, and pursuit of funding. *(Council Member Buddy Wright)*
9. **Presentation: New City Website.** *(Communications Director Rose Hoffman, I.T. Contractor Todd Covington)*
10. **Discussion & Action:** to consider approval of Resolution 2025-16 updating signatories for City bank accounts. *(Interim City Manager Michelle Guelker)*
11. **Discussion & Action:** to consider approval of proposed ordinance that amends Ordinance 740-19 changing City Attorney to Officer of City and reports to Council. *(Interim City Manager Toni Fisher)*
12. **Discussion & Action:** to consider approval of amending Ordinance 802-19, an Ordinance of the City of Willow Park, Texas, Amending Chapter 1 "General Provisions", Article 1.03 "City Council", Division 2 "Governance Policy and Rules of Procedure", 1.03.035 "Meetings" Subsection (m) "Agenda" providing the mayor and city administrator have control of the city council agenda



**including supplements and amendments, Providing for a Savings Clause and Severability Clauses and an Effective Date. (City Attorney Andy Messer)**

**REPORTS- For Informational Purposes only. (Staff available for Council Questions)**

- 13. 2024 - 2025 4th QUARTER STAFF REPORT - PUBLIC WORKS**
- 14. 2024-2025 4th QUARTER STAFF REPORT - ENGINEERING PROJECT UPDATE**
- 15. 2024-2025 4th QUARTER STAFF REPORT - DEVELOPMENT DEPARTMENT**
- 16. 2024-2025 4th QUARTER STAFF REPORT - PARKS DEPARTMENT**
- 17. 2024-2025 4th QUARTER STAFF REPORT - COMMUNICATIONS DEPARTMENT**
- 18. 2024-2025 4th QUARTER STAFF REPORTS - POLICE DEPARTMENT**
- 19. 2024-2025 4th QUARTER STAFF REPORT - MUNICIPAL COURT**
- 20. 2024-2025 4th QUARTER STAFF REPORT - FIRE MARSHAL'S OFFICE**

**EXECUTIVE SESSION**

*In accordance with the Texas Government Code, Chapter 551, Subchapter D, the City Council will recess in Executive Session (closed meeting) to discuss the following:*

- 21. Section 551.071 (Consultation with Attorney); Section 551.072 (Deliberation Regarding Real Property) - 120 El Chico Trail Lease Agreements.**
- 22. Section 551.071, Consultation with City Attorney regarding pending or contemplated litigation: Beall Dean Ranch Development (Demand Letter from City of Fort Worth and City of Aledo).**
- 23. Section 551.071, Consultation with City Attorney, Section 551.087, Economic Development negotiations, Bearcat Blooms.**

**RECONVENE INTO OPEN SESSION**

*In accordance with the Texas Government Code, Chapter 551, the City Council will reconvene into Regular Session to consider action, if any, on matters discussed in Executive Session.*

**INFORMATIONAL COMMENTS**

**24. City Council Comments:**

**City Councilmember Buddy Wright:** Would like to express personal thanks to the Willow Park PD and Parker County Emergency Services for their help last week.

**25. City Managers' Comments:**

**Interim City Manager Toni Fisher:** Thank you to Mayor & City Council; Notice of upcoming Staff Training; Happy Birthday, Scott

**26. Mayor Comments:**

**27. Items of Community Interest**

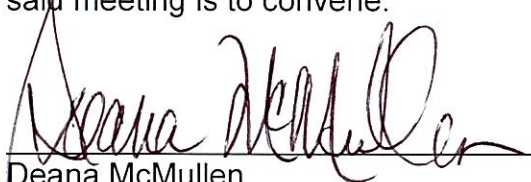
**28. Future Agenda Items requested by the Mayor, City Councilmembers or City Staff.**

**ADJOURN**

*As authorized by Section 551.127, of the Texas Government Code, one or more Council Members or employees may attend this meeting remotely using video conferencing technology.*

*The City Council may convene a public meeting and then recess into closed executive session, to discuss any of the items listed on this agenda, if necessary, and if authorized under chapter 551 of the Texas Government Code. Situations in which a closed executive session may be authorized by law include, without limitation; (1) consulting with the Council's attorney to seek or receive legal advice concerning pending or contemplated litigation, a settlement offer, or any other matter in which the ethical duty of the attorney to the Council clearly conflicts with the general requirement that all meetings be open, § 551.071; (2) discussing the purchase, exchange, lease, or value of real property, § 551.072; (3) discussing a prospective gift or donation, § 551.073; (4) discussing certain personnel matters, §551.074; and (5) discussing security personnel or devices, § 551.076.*

CERTIFICATION I, the undersigned authority, does hereby certify that this Notice of a Meeting was posted on the bulletin board at City Hall, 120 El Chico Trail, Suite A, Willow Park, TX 76087, a place convenient and readily accessible to the general public at all times and was posted on the city website, and said Notice was posted on the following date and time: October 22, 2025, at/by 6:00 p.m. and remained so posted continuously for at least three (3) business days before said meeting is to convene.



Deana McMullen  
City Secretary



The City Hall is wheelchair accessible and accessible parking spaces are available. Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services such as interpreters for persons who are deaf or hearing impaired, readers, or large print, are requested to contact the City Secretary's Office at 817-441-7108, or by email at [dmcmullen@willowpark.org](mailto:dmcmullen@willowpark.org). Requests should be made at least 48 hours prior to the meeting. This agenda is posted on the city's web site at <http://www.willowparktx.gov/>